

Fill in this information to identify the case:

Debtor name 301 W North Avenue, LLC
 United States Bankruptcy Court for the: NORTHERN DISTRICT OF ILLINOIS, EASTERN DIVISION
 Case number (if known): _____

☐ Check if this is an amended filing

Official Form 204

Chapter 11 or Chapter 9 Cases: List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders

12/15

A list of creditors holding the 20 largest unsecured claims must be filed in a Chapter 11 or Chapter 9 case. Include claims which the debtor disputes. Do not include claims by any person or entity who is an insider, as defined in 11 U.S.C. § 101(31). Also, do not include claims by secured creditors, unless the unsecured claim resulting from inadequate collateral value places the creditor among the holders of the 20 largest unsecured claims.

Name of creditor and complete mailing address, including zip code	Name, telephone number and email address of creditor contact	Nature of claim (for example, trade debts, bank loans, professional services, and government contracts)	Indicate if claim is contingent, unliquidated, or disputed	Amount of claim If the claim is fully unsecured, fill in only unsecured claim amount. If claim is partially secured, fill in total claim amount and deduction for value of collateral or setoff to calculate unsecured claim.		
				Total claim, if partially secured	Deduction for value of collateral or setoff	Unsecured claim
Anasinski Group, Inc. 4055 W. Peterson Avenue Unit 207 Chicago, IL 60646		Trade debt				\$350.00
Apartments.com 1339 Street NW Washington, DC 20005						\$0.00
BDS III Mortgage Capital G LLC 300 Park Avenue, 17th Floor New York, NY 10022		301 W North Avenue, Chicago Illinois Seven story apartment building with 69 residential units, approximately 4,268 square feet of retail and 33 parking spaces	Disputed	\$30,000,000.00	\$19,000,000.00	\$11,000,000.00
Chicago Repairman - Infinite Appliance 7414 Churchill Morton Grove, IL 60053						\$0.00
Comcast 1500 McConnor Pkwy, Suite 100 Schaumburg, IL 60173-4330		Trade debt				\$106.97
ComEd ComEd Customer Care Center P.O. Box 805379 Chicago, IL 60680-5379		Trade debt				\$3,418.23

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Durability Construction, Inc. 3452 N. Knox Ave. Chicago, IL 60641						\$0.00
Grand Appliance & TV 10301 Enterprise Way Sturtevant, WI 53177						\$0.00
Grogan Hesse & Uditsky P.C. 2 Mid-America Plaza, Suite 110 Villa Park, IL 60181		Trade debt				\$20,000.00
Illinois Telephone Corporation PO Box 845 Hillside, IL 60162-0845						\$0.00
Jones Advocate Group, Inc. 1100 W Northwest Hwy Suite 201 Mount Prospect, IL 60056		Trade debt				\$1,977.22
Kass Management Services, Inc. 2000 N Racine, Suite 4400 Chicago, IL 60614						\$0.00
LaSalle Appraisal Group 9455 S. Hoyne Avenue Chicago, IL 60643			Disputed			\$0.00
Law Office of James Lowry 77 W Washington St #1415 Chicago, IL 60602		Trade debt	Disputed			\$31,195.17
Levenfeld Perlstein, LLC 120 S. Riverside Plaza, Suite 1800 Chicago, IL 60606		Trade debt				\$45,565.75
Peoples Gas P.O. Box 6050 Carol Stream, IL 60197-6050		Trade debt				\$5,000.39

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				Total claim, if partially secured	Deduction for value of collateral or setoff	Unsecured claim
Stuart Title Guaranty Company 120 N. LaSalle Street Chicago, IL 60602			Contingent Unliquidated Disputed			\$0.00
The Apartment Source 2533 W. Fullerton Ave Chicago, IL 60647		Trade debt				\$7,446.00
The Planning and Zoning Resource Company 1450 Broadway 41st Floor New York, NY 10018		Trade debt				\$2,097.70
Zillow Group Inc. 1301 Second Avenue Floor 31 Seattle, WA 98101		Trade debt				\$554.84